**Form Ref. No.** 777494

ADUR DISTRICT COUNCIL

# Application For Planning Permission

TOWN AND COUNTRY PLANNING ACT, 1990

4 copies of this form required, together with plans and appropriate fee.
All measurements are to be given in metric.
If site relates to Lancing or Sompting, please submit 5 copies.

| FOR OFFICIAL USE ONLY |
|---|
| Appl. No. |
| Date Received |
| Fee |
| Rem. List |

## Applicant's Details

| | | | |
|---|---|---|---|
| Title | | Address | C/O Agent |
| Forenames | | | |
| Surname or Company/ Organisation | John Parker Steel and Son Ltd | | C/O Agent |
| Telephone | | Postcode | |
| Email | | | |

Do you have an agent? Yes

## Agent's Details

| | | | |
|---|---|---|---|
| Title | | Address | Portman House |
| Forenames | | | 2 Portman Street |
| Surname | Cluttons LLP | | |
| | | | London |
| Telephone | 020 7647 7146 | | |
| Email Address | jeff.field@cluttons.com | Postcode | W1H 6DU |

## Application Type

**(a)** Full planning permission (including changes of use) — Yes

**(b)** Outline planning permission — No

If 'Yes', state those matters to which this application relates (tick where appropriate)

- (i) Layout ☐
- (ii) Scale ☐
- (iii) External Appearance ☐
- (iv) The means of access ☐
- (v) Landscaping of the site ☐

**(c)** Renewal of a temporary permission — No

If 'Yes', state the Date

and Permission Application

and the Condition Number

**(d)** Permission for retention of building or continuance of use without complying with a condition imposed on a planning permission — No

If 'Yes', state the Date

and Permission Application

and the Condition Number

**(e)** Permission to develop land without complying with a condition imposed on a planning permission: No

If 'Yes', state the Date:

and Permission Application:

and the Condition Number:

**Land Details**

Full address or location of the land to which this application relates

Fishersgate Terminal
Basin Road South
Southwick

Does the applicant own or control any adjoining land? No

If 'Yes', this land must be edged blue on the location plan

Area of site (Hectares): 4.80

Dimensions of the application site and distances from the new buildings to boundaries must be clearly indicated on plans

**Proposal Details**

For Residential Developments, please enter the number of units (flats, bungalows, houses) - for a Change of Use that REDUCES the number of units, please enter a negative(-) number.

Description of proposed development: The construction of a building for steel processing, storage and adminstration in connection with the use of the site for steel importing

(If residential development, state type if known, e.g. houses, bungalows, flats)

State whether the proposal involved:-

**(i)** New building(s) or structure(s): Yes

**(ii)** Alteration or extension of building(s): No

**(iii)** Construction of a new *vehicular* access to a highway: No

Construction of a new *pedestrian* access to a highway: No

**(iv)** Alteration of an existing *vehicular* access to a highway: No

Alteration of an existing *pedestrian* access to a highway: No

**(v)** Closure of existing access: No

**(vi)** Change of use only: No

Is there to be any 'furniture' placed on a street/highway? No

**Use of Land**

Particulars of **Use** of Building or Land: Please State

Present use: Storage of timber, metal and salt

If vacant, the last use:

**Additional Information**

**(a)** Is the application for industrial, office warehousing, storage, shopping, commercial purposes or places of public assembly? Yes

**(b)** Is the application for the winning or working of minerals? No

**(c)** Is the application for an agricultural dwelling or building? No

**(d)** Does the proposed development involve the demolition of any residential units? No

If 'Yes', how many units? Please indicate their position on plans

**(e)** Does the proposed development involve the felling of any trees? No If 'Yes', indicate their position on plans

**(f)** Does the proposed development involve any public right of way within the site? No If 'Yes', indicate their position on plans

**(g)** Does the proposed development involve demolition or alteration of a building or Special Architectural or Historic interest or demolition within a Conservation Area? No

If 'Yes', a separate application for **Listed Building Consent** or **Conservation Area Consent** may be necessary

**(h)** (i) How will surface water be disposed of? It will run off into the canal and open sea

(ii) How will foul sewage be disposed of? Connection to the main foul drains (e.g. mains, cesspit, etc.)

**(i)** Is there to be any 'furniture' placed on the street/highway? No

**Process Description**

Additional information required in respect of applications for Industrial, Office, Warehousing, Storage, Shopping, Rest and Nursing Homes, Commercial Purposes or Places of Public Assembly.

In the case of industrial development, give a description of the processes to be carried on and of the end products, and the type of plant or machinery to be installed. Please relate your answer to the 'Floor Areas & Uses' section.

The proposed scheme is a purpose-built facility for importing and processing of steel products. The proposal provides for 13,000 msq of industrial area and 3,253 msq of office and ancillary space. In general terms, steel is imported to the site by ship, it is then stored and processed according to customer orders. The type of processes employed at the site includse laser cutting, drilling and painting. Further details of the proposal are included in the planning documents submitted with this planning application.

**Details of Proposal**

Is the proposal related to an existing use on or near the site? No

If 'Yes', please explain the relationship

Is this a proposal to replace existing premises in this area or elsewhere which have become obsolete, inadequate or otherwise unsatisfactory?

If 'Yes', please give details including gross floor area of such premises and state your intentions in respect of those premises.

**Details of Floor Areas and Uses - please specify in square metres**

| | **Existing Floor Space or use** (if any) | **Proposed New Floor Space or use** | **Total Floor Space** (Allow for any space lost) |
|---|---|---|---|
| **What is the amount of industrial floor space?** | | 13300 | |
| **What is the amount of office floor space?** | | 3253 | |
| **What is the amount of retail floor space?** | | | |
| **What is the amount of storage or warehousing floor space?** | | | |
| **Other Use 1** (please specify) | | | |
| **Other Use 2** (please specify) | | | |
| **TOTALS** | | 16553 | |

Other Uses 1 or Comments/Information

| **Details of Staff** | **Office** | | **Industrial** | | **Other** | |
|---|---|---|---|---|---|---|
| | Male | Female | Male | Female | Male | Female |
| (i) **Number of staff in existing premises on the site** | | | | | | |
| (ii) **How many new staff will be employed on the site as a result of the development?** | 3 | 7 | 265 | 5 | | |
| (iii) **If you propose to transfer staff from other premises, please give details of the numbers involved*** | | | | | | |

*and details of the premises affected.

**Premises Details**

In the case of restaurants, hotels, public houses, theatres, cinemas, meeting halls, Rest and Nursing homes, etc., please specify:

Type of Business: Steel importing, storage and finishing

Public floor space (Total):

Seating capacity:

Bar floor area (sq.m):

Single bedrooms:

Double bedrooms:

**Parking & Traffic**

What provisions have been made for parking, loading and unloading of vehicles within the curtilage on the site?

Please refer to the transport chapter included in the Environmental Statement

State number of car spaces: 75

and Lorry spaces: 30

What is the estimated vehicular traffic flow to the site during a normal working day?

Please include all vehicles:

Separately specify those used by employees driving to work:

**Waste**

What is the nature of disposal of any trade effluents or trade refuse?

Most of the steel is recycled

What is the volume of any trade effluents or trade refuse?

Scrap metal will be approximately 5%

and the proposed means of disposal of any trade effluents or trade refuse?

Recycled via scrap merchants

Will the proposed use involve the use or storage of any hazardous substances?

No

If 'Yes', please indicate

**Plans**

List of drawings and plans submitted as part of the application - indicate drawing numbers and scales.
4 sets of all drawings are required.
Additional copies in respect of major applications will assist in determination of such applications.
All measurements are to be given in metric (89/617 EEC Directive).

| Plan / Drawing | Number | Scale |
|---|---|---|
| EXISTING SITE PLAN | 18301/E/02 | 1:500 |
| PROPOSED SITE PLAN | 18301/P/01 | 1:500 |
| PROPOSED GROUND FLOOR PLAN | 18301/P/02 | 1:250 |
| PROPOSED FLOOR PLAN TO OFFICES | 18301/P/03 | 1:200 |
| PROPOSED ROOF PLAN | 18301/P/04 | 1:250 |
| PROPOSED ELEVATIONS 1 | 18301/P/05 | 1:200 |
| PROPOSED ELEVATIONS 2 | 18301/P/06 | 1:200 |
| | 18301/P/07<br>18301/P/03 | 1:500<br>1:500 |

**Fees**

If a fee is submitted, please give the amount £26,930.00 Calculated Fee

I/WE APPLY FOR PLANNING PERMISSION AS DETAILED ABOVE ☑ Tick to agree to this statement.

Signed: Cluttons LLP John Parker and Son Ltd

On behalf of: (Insert applicant's name if signed by agent)

**Certificate**

Certificate under Section 65 of the Town and Country Planning Act 1990 (Article 7 of the T & CP (General Development Procedure) Order 1995. **N.B**. A signed certificate MUST accompany this application. If the applicant is the sole owner (a) the following certificate should be completed and signed.
'Owner' means a person having a freehold interest or tenancy the unexpired term of which was not less than 7 years

**Certificate A**

I certify that:
on the day 21 days before the date of the accompanying application nobody, except the applicant, was the owner of any part of the land to which the application relates.
None of the land to which the application relates is or is part of an agricultural holding.

Do you agree to these statements? Yes

**OR**

given requisite notice to every person other than who, on the day 21 days before the date of the application was a tenant of an agricultural holding on all or part of the land to which the application relates, as follows

| Name of Tenant | Address at which Notice was served | Date on which Notice was served |
|---|---|---|
| | | |

Do you agree to these statements?

Signed: Cluttons LLP Date: 31 October 2007

On behalf of: John Parker and Son Ltd